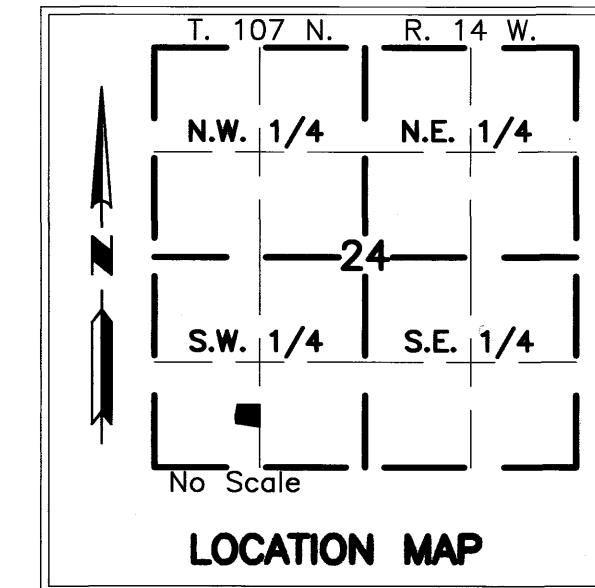


WITTER SUBDIVISION

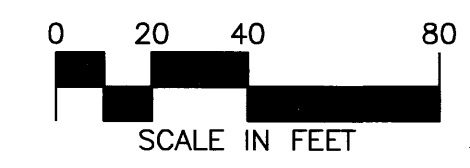
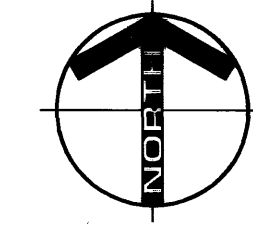
- ① PUBLIC ROADWAY T.H. NO.63 PER WILMAR SUBDIVISION
- ② PART OF PARCEL 606, Mn/DOT R.O.W. PLAT NO. 55-26
- ③ PARCEL 606B, Mn/DOT R.O.W. PLAT NO. 55-26



YAGGY COLBY ASSOCIATES

ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS

717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-6464
FAX 507-288-5058
EMAIL INFO@YAGGY.COM



MONUMENTS
 ○ Set 3/4" Iron Pipes
 ● Found Monuments (Pipe, Rod, Etc.)
 All monuments set have a plastic cap stamped L.S. 22422.

BEARINGS
 Bearings are Minnesota State Plane Grid Azimuths measured from the right from grid north. (NAD83-96)

EX. U.E. = EXISTING UTILITY EASEMENT

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Tarpon Springs, LLC, a Minnesota limited liability company, owner, and Venture Bank, a Minnesota corporation, mortgagee, of the following described property, situated in Olmsted County, State of Minnesota, to wit:

Lot 1, Block 1, WILMAR SUBDIVISION, in the City of Rochester, Minnesota, according to the plat thereof on file and of record in the office of the Registrar of Titles in and for Olmsted County, Minnesota, EXCEPT that part thereof shown as Parcel 606 on MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 55-26.

AND

A part of the West Half of the Southwest Quarter of Section 24, Township 107 North, Range 14 West, described as follows:

Commencing at the southeast corner of the West Half of the Southwest Quarter; thence North 01 degree 28 minutes 12 seconds West, assumed bearing along the East line of the West Half, a distance of 776.04 feet; thence South 88 degrees 31 minutes 48 seconds West 329.11 feet to the easterly right of way line of TH No. 63; thence Southerly 85.54 feet along said right of way line and along a nontangential curve concave easterly, having a central angle of 00 degrees 25 minutes 56 seconds, a radius of 11,338.02 feet, and the chord of said curve bears South 08 degrees 16 minutes 34 seconds West, 85.54 feet; thence South 82 degrees 34 minutes 18 seconds East, 12.46 feet for a point of beginning; thence South 82 degrees 34 minutes 18 seconds East, 168.50 feet; thence South 07 degrees 25 minutes 42 seconds West 125.00 feet; thence North 82 degrees 34 minutes 18 seconds West, 140.00 feet to a point 41.65 feet easterly of the easterly right of way line of said TH No. 63; thence North 05 degrees 24 minutes 52 seconds West, 128.21 feet to the point of beginning, EXCEPT that part thereof shown as Parcel 606B on MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 55-26.

Said tracts contains 1.61 acres more or less.

Have caused the same to be surveyed and platted as WITTER SUBDIVISION.

In witness whereof said Tarpon Springs, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 13th day of November, 2009.

Keith A. Witter
 Chief Manager and President

STATE OF MINNESOTA
COUNTY OF Blaine

The foregoing instrument was acknowledged before me this 13th day of November, 2009, by Keith A. Witter, Chief Manager and President of Tarpon Springs, LLC, a Minnesota limited liability company, on behalf of the company.

Barbara S. Dickhut
 Notary Public, Olmsted County, MN
 My Commission Expires 1-31-2010

In witness whereof said Venture Bank, a Minnesota corporation, has caused these presents to be signed by its proper officers this 24th day of November, 2009.

Mark C. Haug
 Senior Vice President

Brett T. Lawrence
 Commercial Loan Officer

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 24th day of November, 2009, by Mark C. Haug, Senior Vice President, and Brett T. Lawrence, Commercial Loan Officer, both of Venture Bank, a Minnesota corporation, on behalf of the corporation.

Zainab Ali
 Notary Public, Hennepin County, MN
 My Commission Expires Jan 31, 2013

STATE OF MINNESOTA
COUNTY OF OLMTSTED
CITY OF ROCHESTER

I, Judy K. Scherr, City Clerk in and for the City of Rochester, do hereby certify that on the 10th day of July, 2009, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony whereof, I have hereunto signed my name and affixed the Seal of said City of Rochester this 23rd day of December, 2009.

Judy K. Scherr
 City Clerk
 City of Rochester

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to applicable platting laws.

This 13 day of NOVEMBER, 2009.

Paul S. Thoreson
 Olmsted County Surveyor

SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and platted the property described on this plat as WITTER SUBDIVISION; that this plat is a correct representation of said survey; that all mathematical data and labels are correctly designated on the plat; that all monuments have been correctly placed in the ground as shown or will be correctly placed in the ground by October 28, 2010; that all water boundaries and wet lands as defined in MS 505.01, Subd. 3, existing as of the date of this certification are shown and labeled on the plat; and that all public ways are shown and labeled on the plat.

Douglas G. Rude
 Minnesota L.S. No. 22422

STATE OF MINNESOTA
COUNTY OF OLMTSTED

The foregoing Surveyor's Certificate was acknowledged before me this 12th day of December, 2009, by Douglas G. Rude, L.S. No. 22422.

Barbara S. Dickhut
 Notary Public, Olmsted County, MN
 My Commission Expires 1-31-2010

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2009 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 28th day of December, 2009.

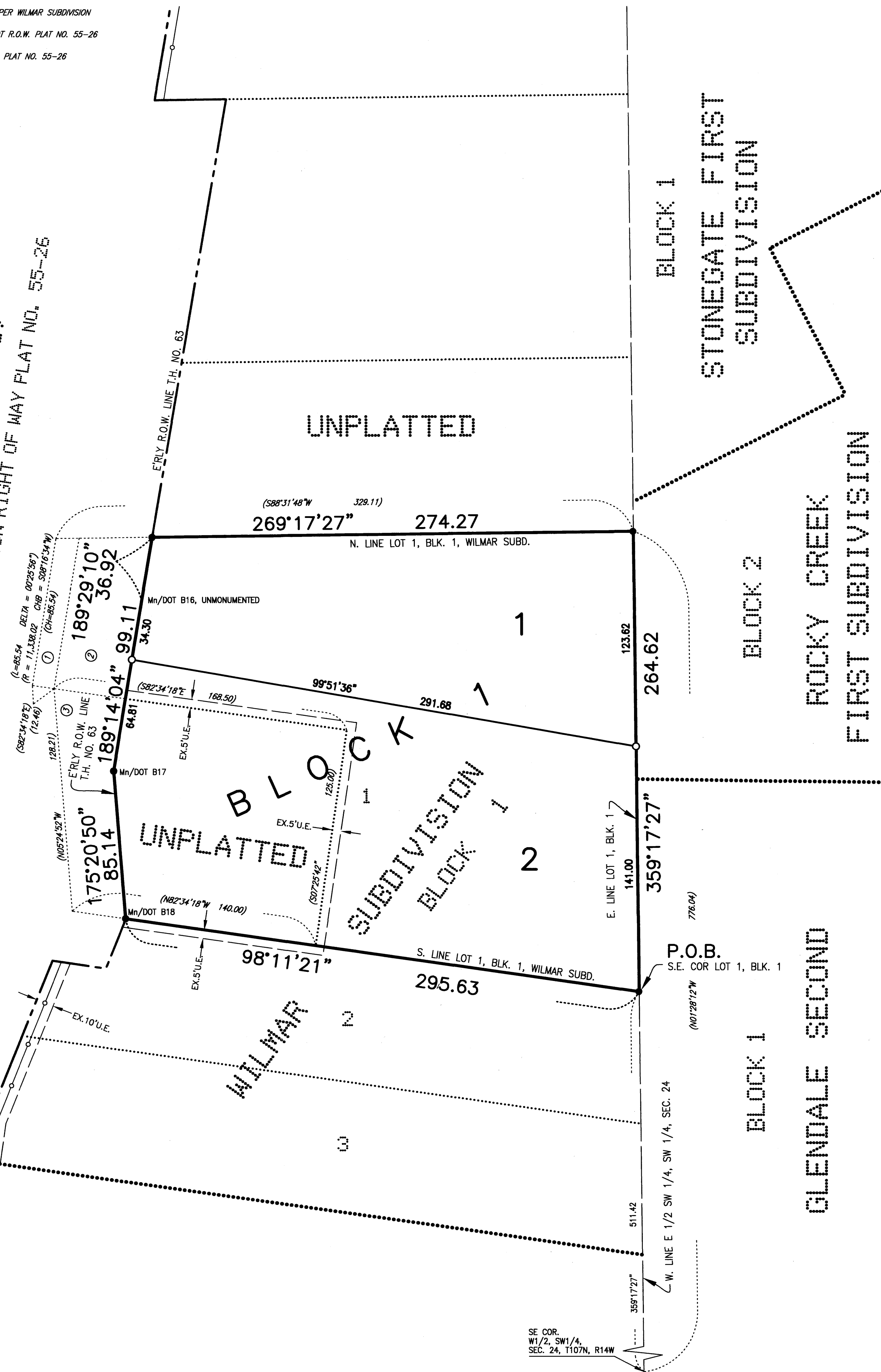
Document Number **T- 124972**

I hereby certify that this instrument was filed in the Office of the County Registrar of Titles for the record on this 28th day of December, 2009, at 1 o'clock p.m. and was duly recorded in Olmsted County Records.

W. Mark Krupski
 Olmsted County Registrar of Titles

By Wendy von Wald Deputy

NORTH BROADWAY (T.H. NO. 63)
 MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 55-26



SE COR. W 1/2, SW 1/4, SEC. 24, T107N, R14W

Peter Oetiker: I:\10812\Cad\Survey\Final\10812E_PLAT01 Wednesday, November 11, 2009 4:03:09 PM

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